



# CHEPSTOW

Guide price **£495,000**



# 7 PENTERRY PARK

Chepstow, Monmouthshire NP16 5AZ



Detached four-bedroom property  
Detached double garage  
Sought after location

This charming 4-bedroom detached property, built by Bryant, is beautifully presented and situated in the highly sought-after area of Chepstow. Boasting a detached double garage and ample off-road parking, it offers both convenience and practicality for residents.

Conveniently located, the property is just a short distance from the town centre, providing easy access to an array of amenities including shops, restaurants, leisure facilities, pubs, and wine bars. With excellent road, bus, and rail links nearby, commuting to surrounding areas is effortless.

Furthermore, primary and senior schools are within walking distance, making it an ideal location for families with children. Overall, this property offers a perfect blend of comfort, convenience, and accessibility in a desirable neighbourhood.



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£495,000



### KEY FEATURES

- Detached four double-bedroom property
- Sought after location
- Detached double garage
- Kitchen with built-in appliances
- Two reception rooms
- Spacious family home in a prime location



# STEP INSIDE



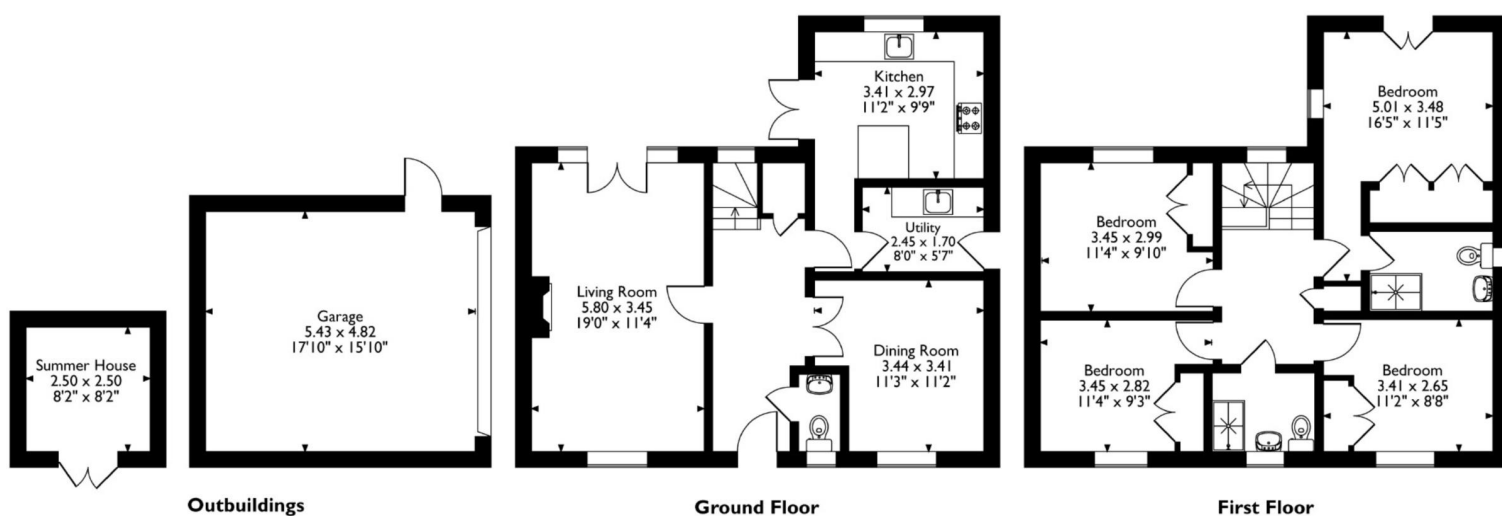
Overall, this well-maintained and upgraded family home combines modern amenities with tasteful design, offering comfortable and stylish living spaces for the residents.

Upon entering the property, you are greeted by a hall adorned with a large feature window overlooking the staircase, creating a bright and welcoming ambience.

The house comprises a fitted modern cloakroom for convenience. The lounge is spacious and inviting with patio doors opening out to the garden, featuring a feature fireplace with a multi-fuel stove, ideal for cosy evenings.

Additionally, there is a separate dining room, providing ample space for formal dining or entertaining guests.

Approximate Gross Internal Area  
 Main House = 124 Sq M/1334 Sq Ft  
 Garage = 26 Sq M/280 Sq Ft  
 Outbuilding = 6 Sq M/65 Sq Ft  
 Total = 156 Sq M/1679 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

The kitchen is a prominent feature of the property, boasting granite worktops, modern white wall and floor units, and a breakfast bar. Equipped with contemporary amenities and high-quality finishes, it offers both style and functionality. Adjacent to the kitchen, a utility room provides added convenience, housing an updated boiler installed in recent years (installed in 2017).

Ascending to the first floor, it offers a well-designed layout with multiple bedrooms, including the principal bedroom to the rear.

The property comprises four double bedrooms, all featuring fitted wardrobes to provide ample storage space. The principal bedroom benefits from an en-suite shower room, adding a touch of luxury to the accommodation. Additionally, the bathroom has been recently fitted with a shower room in modern tones, enhancing the overall appeal of the property.

Overall, this immaculate detached family house offers comfortable and stylish living spaces, making it an ideal choice for discerning buyers seeking a modern and well-appointed home in a sought-after location.

# STEP OUTSIDE



The property is situated at the end of a small private close, enjoying a prime position with a private pedestrian gate from the front garden leading out onto Tempest Way. The driveway terminates in a spacious parking and turning area, providing more parking than usual, and grants access to the double garage. The garage, measuring approximately 17.5 x 16 feet (5.31m x 4.88m), is constructed of brick under a tiled roof, featuring an electric door, a light socket, power points, concrete floor, and a personal exit door to the side.

The level gardens are well-maintained and thoughtfully designed. At the front, there's a metal fence along the boundary, a gate to the road, and shrub borders. The main garden area is at the rear, featuring an extensive flag patio. The landscaped garden includes a shaped astro turf lawn with flower and shrub borders, enclosed by secure fencing. A path leads to a summer house located in the far corner of the garden. The summer house measures about 7.6 x 7.6 feet (2.29m x 2.29m) and features a pair of glazed doors to the front, a glazed side window, and a veranda overhang. An external cold-water tap is also available.

## INFORMATION

Postcode: NPI 6 5AZ

Tenure: Freehold

Tax Band: G

Heating: Gas

Drainage: Mains

EPC: C





## DIRECTIONS

From Chepstow take the A48 to the St Lawrence roundabout. Take the fourth exit (A466) onto St Lawrence Road. Take the turning right at the traffic lights into Tempest Way. At the next roundabout take the first turning left into Penterry Park. Turn left then left again and follow the road round. The property is at the end of this close on the right-hand side.



30 High Street, Chepstow, Monmouthshire, NP16 5LJ  
01291 626262

chepstow@archerandco.com

www.archerandco.com



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		83
(81-91)	B		
(69-80)	C	73	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

All measurements are approximate and quoted in imperial with metric equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Floorplans and photographs are reproduced for general information and it must not be inferred that any item shown is included with the property.